

Town of Tiverton
Building Code Board of Appeals

Minutes of June 15, 2016

Members present: Donald Medeiros, Chairman; Michael Zmich; Michael James; and Douglas Denninger, Secretary.

Also present were: Neil Hall, Building/Zoning Official and the Board's Attorney Peter Skwirz.

The meeting was called to order at 7:00 pm.

Administrative Items--Board Business

Motion by M. Zmich, seconded by M. James, to retain D. Medeiros as Chairman and to have D. Denninger serve as Secretary. The motion was approved unanimously.

Petition #1 Robert Campion, 55 Restful Valley, Tiverton, RI, Appeal concerning 1560 Bulgarmarsh Road, Tiverton, RI

The Applicant, Robert Campion, was in attendance with his wife Patricia, for his petition pursuant to RIGL 23-27.3-124.3 on April 28, 2016 appealing the time constraints of a Structure Unsafe for Human Occupancy Notice dated March 24, 2016 issued by Neil Hall for the property ("Premises") located at 1560 Bulgarmarsh Road, Tiverton, RI, being Plat 215 Lot 112 on Tiverton Tax Assessor's Maps.

Rachael McGarty of 64 Cherry Lane, a cousin of the Campions and a daughter of a prospective Buyer, spoke on behalf of Mr. Campion to request additional time to address multiple issues at the Premises. Services of an architect were needed, plus retaining contractors and obtaining necessary permits. There were also issues with some of the tenants that needed to be resolved.

Joe Perry and Ron Valkin, prospective Buyers, confirmed that first the roof needed to be addressed, followed by electrical issues, then Fire Marshall approval. Phase One for the first building ("Property Card 001", closest to Bulgarmarsh Road) was currently estimated to take 2-4 months, with Phase Two for the second building ("Property Card 002") likely taking 6-12 months to complete.

A discussion ensued regarding the length of time needed to confirm that adequate progress was being made to resolve the outstanding issues.

Based on the foregoing and after deliberations on the application, a motion was made by D. Denninger and seconded by M. Zmich that the hearing be continued for two months, until August 17th. The motion was approved unanimously, and the meeting adjourned at 7:45 pm to be continued at 7pm on August 17, 2016.